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March 4, 2010

Planning and Development Committee
Room 2100, Legislative Office Building
Hartford, CT 06106

Re: SB 338 AN ACT REDUCING DEVELOPMENT BURDENS

Dear Co-Chairs Coleman and Sharkey and members of the Planning and Development Committee:

Thank you for the opportunity to present this testimony on behalf of AIA Connecticut.

AIA Connecticut endorses the concept of reducing burdens to economic development, however, this proposed bill, SB 338, is unnecessary and potentially counterproductive. The Connecticut State Building code provides for this matter in Section 104.4, with code / regulatory language, which can be administered by the Local and State Building inspector uniformly across the 169 jurisdictions.

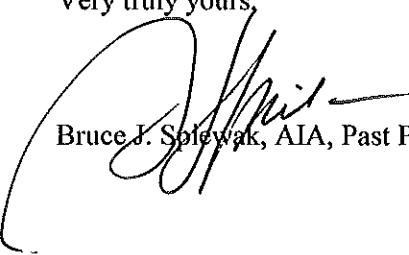
104.4 Inspections. The building official shall make all of the required inspections, or the building official shall have the authority to accept reports of inspection by approved agencies or individuals. Reports of such inspections shall be in writing and be certified by a responsible officer of such approved agency or by the responsible individual. The building official is authorized to engage such expert opinion as deemed necessary to report upon unusual technical issues that arise, subject to the approval of the appointing authority.

Section 104.4 has been applied by Municipal Building Officials to allow them authorization to hire independent CT Licensed Building Officials to assist when adequate in-house staff is not available.

This provision belongs where it currently resides, in the regulation adopted, as referenced in C.G.S. section 29-265(a), under C.G.S. section 29-252 (The State Building Code), not in the statutes. The State Building Code has a state mandated regulations review process and is coordinated by the State Codes and Standards Committee and State Building inspector, with the required public input. The regulation provides for interpretation and modification of the provisions by the State Building inspector, with procedures for appeals. AIA Connecticut recommends that you reject this proposed legislation.

Thank you for your attention. Please do not hesitate to contact AIA Connecticut if you have any questions, as we are an available resource to the State Legislature.

Very truly yours,


Bruce J. Spiewak, AIA, Past President

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